

**TO:** Mayor and City Council  
**THROUGH:** Matt Fulton, City Manager  
Jim Hartshorn, Community Development Dir.  
**FROM:** Ben Boike, Assistant Comm. Dev. Dir.  
**DATE:** July 11, 2016  
**SUBJECT:** Temporary Family Health Care Dwellings

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City of West St. Paul

#### **BACKGROUND INFORMATION:**

Per the attached summary provided by the League of MN Cities, the State Legislature recently passed a bill creating a new process for landowners to place mobile residential dwellings on their property to serve as a temporary health care dwelling. The bill essentially requires all cities to allow mobile dwelling units (300 sq. ft. or less) on residential properties as a permitted use to provide temporary housing for “mentally or physically impaired” relatives. The bill does allow cities the ability to “opt out” of the requirement by passing an ordinance.

In discussing the bill with the City Attorney, Staff wanted to discuss the bill with Council prior to acting with a proposed Ordinance. The new law goes into effect September 1, 2016 so action is required soon should Council wish to opt out.

Should the Council wish to opt out, Staff will proceed with an ordinance amendment to be reviewed by both the Planning Commission and Council in August. Should Council want to explore options to allow temporary family health care dwelling units, Staff suggests opting out for now in order to further explore how to appropriately zone the Use.

#### **FISCAL IMPACT:**

N/A

		Amount
<i>Fund:</i>		
<i>Department:</i>		
<i>Account:</i>		

#### **STAFF RECOMMENDATION:**

Staff is requesting feedback from Council on whether or not to proceed with a City Ordinance amendment to opt out.